

COMM SW COR OF E1/2 OF SE1/4, RU  
R/W TOMPKINS RD, RUN N 1084.85 F  
CONT N 451.44 FT, E 580.80 FT, S

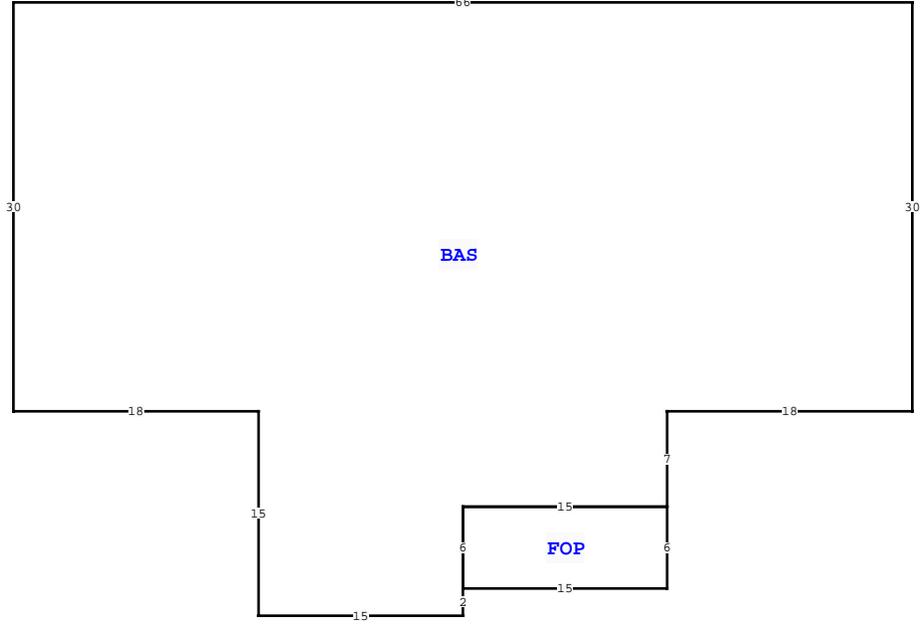
BROWN TERRI BOSTON  
244 SW MOLLIE TERR  
LAKE CITY, FL 32024

2026

07-4S-16-02808-021

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	7416.0100 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,310	100	
FOP	90	35	
TOTALS	2,400		
			2,342
			137,917

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
3	MANUF	1	100% - 2000		250,758	2007	2007	0	0	45.00	55.00
Heated Area: 2310						HX Base Yr 2000					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		137,917	
TOTAL MARKET OB/XF VALUE		22,409	
TOTAL LAND VALUE - MARKET		60,200	
TOTAL MARKET VALUE		220,526	
SOH/AGL Deduction		56,701	
ASSESSED VALUE		163,825	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		112,414	
TOTAL JUST VALUE		220,526	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		228,049	
XFOB:2:1: CYPR MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
26398	M H	275	11/07/2007
15923	M H	125	08/19/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1135/1078	11/05/2007	WD Q	Q	I	06	100
GRANTOR: C A BOSTON JR & BETTY						
GRANTEE: TERRI B BROWN FKA T						
0828/2465	8/23/1996	WD Q	Q	I	03	0
GRANTOR: CHARLES R HODGE						
GRANTEE: TERRI B HODGE						

EXTRA FEATURES																
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0294	SHED WOOD/	0	100	12	24	UT	7.50	7.50	50	1993	1993	3	50	1,080	
2	0060	CARPORT F	0	100	18	28	UT	3.50	3.50	100	2014	2014	3	100	1,764	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0031	BARN,MT AE	0	100	18	20	UT	11.00	11.00	100	2014	2014	3	100	3,960	
5	0169	FENCE/WOOD	0	100	0	0	UT	15.50	15.50	100	2014	2014	3	100	2,170	
6	0040	BARN,POLE	0	100	17	40	UT	4.50	4.50	100	2019	2019	3	100	3,060	
7	0040	BARN,POLE	0	100	25	30	UT	4.50	4.50	100	2019	2019	3	100	3,375	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	100		A-1	0.00	0.00	3.07	AC		1.00	1.00	1.00	10,000.00	10,000.00	30,700							
2	0000	C	VAC RES	100			0.00	0.00	2.95	AC		1.00	1.00	1.00	10,000.00	10,000.00	29,500							

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/19/2022	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W66 S30 E18 S15 E15 N2 FOP= E15 N6 W15 S6§ N6 E15 N7 E18 N30§.	

TOTAL OB/XF 22,409																													
REVIEW DATE 02/12/2024 BY ks																													
Total Acres: 6.02						Total Land Value: 60,200						Market: 0						Agricultural: 0						Common: 60,200					